

MAR 24 10 18 AM '04

TRUSTEE'S DEED
INDEXING INSTRUCTIONS

Lot 68, Section A, Revised Lakewood Estates S/D

STATE OF MISSISSIPPI
COUNTY OF DesotoBK 467 PG 743
CH. CLK.

WHEREAS, on the 25th day of February, 2001, Johnny A. Deluke and Dixie K. Deluke, executed and delivered a certain Deed of Trust unto Mortgage Electronic Registration Systems, Inc., Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of Desoto County, Mississippi in Book 1301 at Page 0096; and

WHEREAS, Default Judgment having been rendered authorizing judicial foreclosure of the Deed of Trust herein and further being reformed to appoint John C. Morris, III, Trustee and entered in the Chancery Court of Desoto County, Mississippi, in Cause No.: 03-10-1638 styled MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., A DELAWARE CORPORATION, AS NOMINEE FOR LENDER, COUNTRYWIDE HOME LOANS, INC. VS. JOHNNY A. DELUKE AND DIXIE K. DELUKE; AND UNION PLANTERS BANK, NATIONAL ASSOCIATION; AND BILL R. MCLAUGHLIN, IN HIS CAPACITY AS A TRUSTEE UNDER THE TERMS AND CONDITIONS OF A DEED OF TRUST on the 8th day of December, 2003; that said judgment is enrolled in Book 1889 at Page 303 of the records of the Chancery Clerk of Desoto County, Mississippi; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the sale for the purpose of paying said indebtedness or as much thereof as said brings; and

WHEREAS, I, John C. Morris, III, Trustee, advertised the sale of the following described real property by Trustee's Notice of Sale, dated the 9th day of February, 2004, by posting same at the bulletin board on the first floor in the middle of the building between the front and back door of the Desoto County Courthouse and by publishing said Notice in the Desoto Times Today for four (4) consecutive weeks, proof of publication being attached hereto as Exhibit "A" and incorporated herein by reference, which notice stated that the sale would be held on the 17th day of March, 2004, between the legal hours of 11 o'clock a.m. and 4 o'clock p.m., at public outcry, to the highest bidder for cash at the east front door of the Desoto County Courthouse at Hernando, Mississippi; and

WHEREAS, I, John C. Morris, III, Trustee, did on the 17th day of March, 2004, within legal hours, offer for sale and did sell, to the highest bidder for cash at the east front door of the Desoto County Courthouse at Hernando, Mississippi the following described real property, to-wit:

Lot 68, Section A, Revised, Lakewood Estates Subdivision, in Section 23, Township 2 South, Range 7 West, Desoto County, Mississippi, as per plat thereof recorded in Plat Book 11, Pages 1-3, in the office of the Chancery Clerk of Desoto County, Mississippi.

WHEREAS, at said sale **Mortgage Electronic Registration Systems, Inc.** was the highest bidder and best bidder, therefore, for the sum of \$ 71,852.22 and the same was then and there struck off to **Mortgage Electronic Registration Systems, Inc.** and it was declared the purchaser thereof; and

WHEREAS, **Mortgage Electronic Registration Systems, Inc.**, has requested transfer and assignment of its bid to **Bank of New York** and has authorized the undersigned to convey the property described above to **Bank of New York** and the undersigned, by execution of this instrument, does hereby transfer and assign all right, title, and interest of **Mortgage Electronic Registration Systems, Inc.**, as the highest and best bidder, to **Bank of New York**, pursuant to authority granted to the undersigned in the aforementioned Substitution of Trustee.

NOW THEREFORE, in consideration of the full payment of the purchase price, I, the undersigned Substitute Trustee, do hereby sell and convey unto **Bank of New York** the land and property herein described.

I convey only such title as is vested in me as Substitute Trustee.

JH/F03-3112

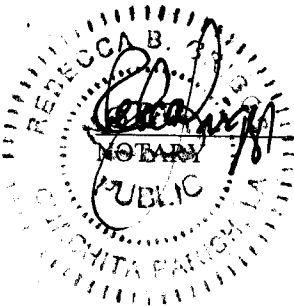
WITNESS MY SIGNATURE, this the 17th day of March 2004.


JOHN C. MORRIS, III, TRUSTEE

STATE OF LOUISIANA

PARISH OF OUACHITA

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 17th day of March, 2004, the within named JOHN C. MORRIS, III, Trustee, who acknowledged that he executed the above and foregoing instrument of writing, after first having been duly authorized so to do as Substitute Trustee.



AT DEATH
MY COMMISSION EXPIRES

ADDRESSES:

GRANTOR:

2309 OLIVER RD.
MONROE, LA 71201

318-330-9020

GRANTEE:

**The Bank of New York
C/O Countrywide Home Loans
7105 Corporate Drive
Plano TX 75029
(800)669-0102**

THIS DOCUMENT WAS PREPARED BY:

JOHN C. MORRIS, III
2309 OLIVER RD.
MONROE, LA 71201
318-330-9020

PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

Lisa Fuller personally appeared before me the undersigned in and for said County and State and states on oath that she is the **CLERK** of the DeSoto Times Today, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 4 consecutive times, as follows, to-wit:

**TRUSTEE'S NOTICE OF SALE
STATE OF MISSISSIPPI
COUNTY OF Desoto**

WHEREAS, on the 29th day of February, 2001, Johnny A. Deluke and Dixie K. Deluke, executed and delivered a certain Deed of Trust unto Mortgage Electronic Registration Systems, Inc., Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of Desoto County, Mississippi in Book 1301 at Page 0096; and

WHEREAS, Default Judgment having been rendered authorizing judicial foreclosure of the Deed of Trust herein and further being reformed to appoint John C. Morris, III, Trustee and entered in the Chancery Court of Desoto County, Mississippi, in Cause No.: 03-10-1638 styled MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. A DELAWARE CORPORATION, AS NOMINEE FOR LENDER, COUNTRYWIDE HOME LOANS, INC. VS. JOHNNY A. DELUKE AND DIXIE K. DELUKE; AND UNION PLANTERS BANK, NATIONAL ASSOCIATION; AND BILL R. MCLAUGHLIN, IN HIS CAPACITY AS A TRUSTEE UNDER THE TERMS AND CONDITIONS OF A DEED OF TRUST on the 6th day of December, 2003; that said judgment is enrolled in Book 1889 at Page 303 of the records of the Chancery Clerk of Desoto County, Mississippi; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the undersigned so to do, on the 17th day of March, 2004, I will during legal hours, at public outcry, offer for sale and will sell, at the east front door of the Desoto County Courthouse at Hernando, Mississippi, for cash to the highest bidder, the following described Land and property situated in Desoto County, Mississippi, to-wit:

Lot 68, Section A, Revised, Lakewood Estates Subdivision, in Section 23, Township 2 South, Range 7 West, Desoto County, Mississippi, as per plat thereof recorded in Plat Book 11, Pages 1-3, in the office of the Chancery Clerk of Desoto County, Mississippi.

I will only convey such title as is vested in me as Trustee.

WITNESS MY SIGNATURE, this

9th day of February, 2004.

JOHN C. MORRIS, III

TRUSTEE

2309 OLIVER ROAD

MONROE, LA 71201

(318) 330-9020

JH/F03-3112

2224 Itasca Drive

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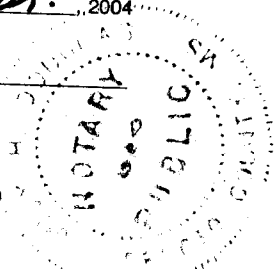
Lisa Fuller

Sworn to and subscribed before me, this 10 day of Mar., 2004

BY

Judy H. Douglas

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
MY COMMISSION EXPIRES: JANUARY 16, 2005
BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED



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